CARBON CANYON I HOMEOWNERS ASSOCIATION
Regular Meeting
June 10, 2014

TIME AND DATE:
The Board of Directors for the Carbon Canyon I Homeowners Association met Tuesday June 10, 2014 at the Community Clubhouse.

CALL TO ORDER:
The regular meeting was called to order at 7:15 P.M.

Directors present: President - Charlie Blank, Vice President – Darlene Baca, Secretary – Elizabeth Friel Treasurer – Julie Calderon and Member at Large - Meta Vanderwerff.

James Parsons, Community Manager was present representing Association Management & Support Services, Inc.

EXECUTIVE MEETING DISCLOSURE:
The Board discussed the following issues:
- Approval of Executive Minutes
- Delinquencies
- Violation Matters
- Legal Matters
- Equestrian Rental Agreement

MINUTES:
- The Board approved the Meeting Minutes of the May 13, 2014 regular meeting.
- M/Blank S/Baca

FINANCIAL REPORT REVIEW:
- The Board reviewed the May 2014 financial report.

COMMITTEE REPORTS:

Architectural – The Board discussed the current applications. The Board also appointed Jose to serve on the Architectural Committee. Mr. Blank will serve on the committee when Jose isn't available.

Equestrian – The Board discussed the status of various projects and the proposed horse boarding agreement.

Financial – $40,500 better than budget YTD

Tennis Court Committee – It was reported that the committee was very happy with the condition of the tennis courts at this time.

Landscape – Chico from Andre Landscape reported on current issues in the community.

OPEN FORUM:

The following issues were discussed in open session:

- Bare dirt violation at 15423 Feldspar was discussed with the owner as he attended the regular meeting. The owner has planted some ground cover and will be adding wood chips to the yard. No action was taken by the board as this was not a scheduled hearing.
- Equestrian Arena Issues
- Dogs not being on leashes in the common area around the Arena
- ATV and dragger being purchased for use at the arena

OLD BUSINESS:

Governing Document / Rules Review:
Carried over

NEW BUSINESS:

Lien Approval – Acct# 34393:
The Board approved filing a lien on this account as the balance has exceeded $500.00
M/Blank S/Baca

Landscape Proposals:
Contract #106628
The Board approved the contract subject to the landscape committee members walking the locations with Andre. M/Blank S/ Friel

CURB NUMBER PAINTING:
The proposals were carried over for additional review at the July meeting.

OWNER INFORMATIONAL FORM:
The Board reviewed and approved the form to be sent to all members requesting contact information.

SOLAR LIGHTNG PROPOSAL:
The Board approved the proposal to install solar lights at both entrances by Sign Depot at a cost of $4,590.04
M/Blank S/Vanderwerff

LIEN APPROVALS:
None to Approve

ARCHITECTURAL APPLICATIONS:
The following applications were all reviewed and have been approved:

       a. 15207 Turquoise
       b. 1950 Turquoise
       c. 2149 Turquoise
       d. 2508 Turquoise
       e. 2485 Turquoise

TREE TRIMMING APPLICATIONS

2576 Turquoise Trimming Request:
The Board agreed to review this location for needed tree trimming on Thursday June 12th during the Committee's inspection process.

The following applications were reviewed during the meeting:
- 15362 Feldspar – Being reviewed 6/12/2014
- 2494 Turquoise – Trimming Completed
- 2099 Halite – Being reviewed 6/12/2014
- 15448 Feldspar – Trimming Completed
- 15262 Feldspar
- 1937 Turquoise – Trimming Completed

ADJOURNMENT:
Next Meeting scheduled is for July 8, 2014 @ 7:00 P.M.

There being no further regular business to conduct at this time; the meeting was adjourned at 8:20 P.M.

SECRETARY CERTIFICATION

The Carbon Canyon Homeowners Association hereby certifies that the foregoing is true and correct copy of the Minutes of the Carbon Canyon Homeowners Association Regular Board of Directors Meeting held on June 10, 2014 as approved by the Board Members in attendance at the meeting.

Secretary _____ Date_____